

RECORD OF PROCEEDINGS

CALL TO ORDER	A regular meeting of the Council Bluffs City Council was called to order by Mayor, Thomas P. Hanafan, on Monday, September 28, 2009 at 7:00 p.m.
ATTENDANCE	Council Members present: Darren Bates, Scott Belt, Lynne Branigan, Matt Schultz and Matt Walsh. Staff present: Richard Wade, City Attorney and Marcia Worden, City Clerk.
CONSENT AGENDA	Belt and Branigan moved and seconded the approval of the consent agenda. Unanimous.
PUBLIC HEARINGS Resolution 09-284	Held Public Hearing, determining an area of the City to be a blighted area, and that the rehabilitation, conservation, redevelopment, development, or a combination thereof, of such area is necessary in the interest of the public health, safety or welfare of the residents of the City; designating such area as appropriate for an Urban Renewal project and adopting the 2009 Amendment to the Bluffs Center I Urban Renewal Plan. Branigan and Belt moved and seconded approval of Resolution 09-284. Unanimous.
Resolution 09-285	Held Public Hearing, authorizing the Mayor to execute a development agreement by and between the City of Council Bluffs and Hughes-Iron Facilities Corporation. Branigan and Belt moved and seconded approval of Resolution 09-285. Unanimous.
Resolution 09-286	Held Public Hearing, authorizing City staff to initiate condemnation proceedings against Mall of the Bluffs, LLC, for property generally located south of Valley View Park between Mosquito Creek and the railroad tracks, legally described as parts of Lot 3, SE ¼ SW ¼, Lot 5 SW ¼ SW ¼ and Lot 6 NE ¼ SW ¼, all in Section 32, Township 75, Range 43, Council Bluffs, Pottawattamie County, Iowa, as part of the Valley View Park Expansion Project. Belt and Branigan moved and seconded approval of Resolution 09-286. Council Member Belt noted the property was along the creek and not the Mall of the Bluffs. Unanimous. Public Hearing was opened regarding the initiation of condemnation proceedings against Robert and Jocelyn Byers along Valley View Drive. Motion by Belt, second by Branigan, to continue the Public Hearing until November 9, 2009 at 7:00 p.m. Unanimous.
Resolution 09-288	Held Public Hearing, approving the Plans, Specification, Form of Contract and Cost Estimate for the Valley View Drive Extension Project II. Belt and Bates moved and seconded approval of Resolution 09-288. Unanimous.
Resolution 09-289	Held Public Hearing, approving the Plans, Specification, Form of Contract and Cost Estimate for the Demolition of Abandoned Buildings located at 2325 Nash Boulevard (the old Holiday Inn). Belt and Branigan moved and seconded approval of Resolution 09-289. Heard from Marvin Kieckhafer, 130 McKenzie Circle, representing Castle Development. Unanimous.
ORDINANCE ON FIRST READING Ordinance 6043	Walsh and Bates moved and seconded the approval of Ordinance 6043, amending the zoning map as adopted by reference in Section 15.02.040, by changing the district designation of certain grounds, premises and property generally located on the west side of Valley View Drive, south of College Road, from A-2/Parks, Estates, and Agricultural to R-3/Low Density Multi-Family Residential, as set forth and defined in Chapters 15.05 and 15.10, and setting a Public Hearing for October 12, 2009 at 7:00 p.m. Unanimous.
RESOLUTIONS Resolution 09-287	Belt and Walsh moved and seconded, authorizing the Mayor to execute a Memorandum of Understanding between the City of Council Bluffs and CMK Development, L.L.C., for maintenance of the common areas of "The Plaza". Unanimous.
Resolution 09-290	Belt and Branigan moved and seconded, approving the City's Annual Street Financial Report ending June 30, 2009. Unanimous.

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Resolution 09-291	Belt and Bates moved and seconded, authorizing a joint application to the Iowa Department of Economic Development (IDED) by the Council Bluffs Enterprise Zone Commission and Welcome Homes, Inc., for Enterprise Zone Benefits. Unanimous.
Resolution 09-292	Branigan and Belt moved and seconded, approving the Capital Improvement Program for Fiscal Years 2010-11 through 2014-15. Unanimous.
Resolution 09-293	Belt and Walsh moved and seconded, authorizing the City Clerk to certify the 2009 Weed Abatements to the Pottawattamie County Treasurer to be collected in the same manner as a property tax. Unanimous.
Resolution 09-294	Belt and Bates moved and seconded, authorizing the City Clerk to certify the Solid Waste Nuisance Abatements to the Pottawattamie County Treasurer to be collected in the same manner as a property tax. Unanimous.
RECEIVE & FILE ITEMS	Belt and Walsh moved and seconded the approval of Receive and File Items 7A thru 7D. 7A. Two (2) Notices of Claim; 7B. One (1) Notice of Right of Redemption; 7C. Cash Balance Statement, August 31, 2009; 7D. List of Bills, August 31, 2009. Unanimous.
APPLICATIONS FOR PERMITS & CANCELLATIONS	Belt and Branigan moved and seconded the approval of Applications for Permits and Cancellations regarding Items 8A (1 – 6): 1. Aldi, Inc., 3135 Manawa Centre Drive; 2. Brewski's Beverage, 726 Creek Top; 3. Lutheran Family Services, 300 West Broadway; 4. Mid-America Center, 2700 23 rd Avenue; 5. Mo Fish, 2403 Nash Boulevard; 6. Quarthouse Lounge, 107 Pearl Street. Unanimous.
CITIZENS REQUEST TO BE HEARD	<p>Heard from Mary Vogel, 778 Madison Avenue, and Apt. A, requesting the speed be reduced to 25 m.p.h. on Madison Avenue. Council Member Bates noted the Police Chief assured the City Council the issue would be reviewed.</p> <p>Heard from Tom Gardner, 130 West Broadway, regarding the Vine Street Parking Lot and meter exempt passes.</p> <p>Heard from the following individuals regarding bus service, Kim Moore, 2409 Avenue B; Daleen Williamson, 505 South 6th Street and Adrian Verbrugge, 515 4th Street. Mayor Hanafan mentioned a study is being conducted on the current bus schedule and a Public Hearing would have to be held prior to any changes being made. Council Member Walsh noted the City is looking for alternative solutions and wants to make the program work.</p> <p>Heard from Pam Horihan, 1128 North 23rd Street, in support of the demolition of the old Holiday Inn.</p> <p>Council Member Belt encouraged everyone to attend the Mayoral and City Council Candidate forum Thursday, October 1, 2009 at Thomas Jefferson High School and to vote on October 6, 2009.</p>
ADJOURNMENT	Belt and Branigan moved and seconded adjournment at 7:44 p.m. Unanimous.

The tape recording of this proceeding, though not transcribed, is part of the record of each respective action of the City Council. The tape recording of this proceeding is incorporated into these official minutes of this Council meeting as if they were transcribed herein.

Thomas P. Hanafan, Mayor

ATTEST:

Marcia L. Worden, City Clerk